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Burns Road, Harlesden, London NW10 4DT
£1,750 pcm



PROPERTY DESCRIPTION

OPEN HOUSE VIEWING EVENT SATURDAY 7th OCTOBER 12pm-1:30pm. CALL TO BOOK...

A well presented and RECENTLY REFURBISHED GROUND FLOOR FLAT with SOLE USE OF REAR GARDEN on a QUIET RESIDENTIAL STREET.

This flat benefits from a LARGE LIVING ROOM, GOOD SIZE MASTER BEDROOM, SINGLE BEDROOM, MODERN BATHROOM and KITCHEN opening onto a WEST FACING GARDEN.

Burns Road is located within a short walk to both Harlesden and Willesden Junction Stations. A number of shops, cafe's and open spaces of Roundwood Park are located around the corner.

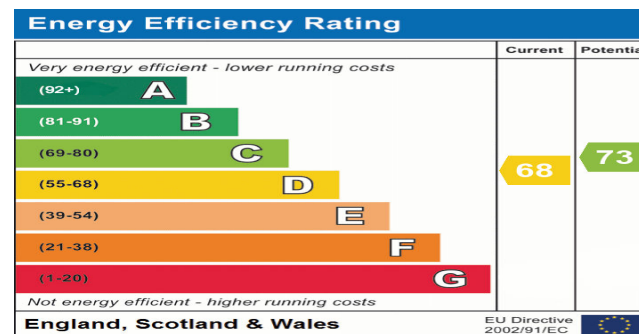
AVAILABLE EARLY NOVEMBER

Fees:

1. Rent as per tenancy contract
2. A refundable tenancy deposit - capped to 5 weeks' rent when annual rent is below £50000 or 6 weeks' rent if annual rent exceeds £50000
3. Refundable one week holding deposit (to reserve a property).
4. Change of tenancy fee £50 inc vat
5. Early Termination fee as per tenancy contract £50 inc vat
6. Payments in respect of utilities, communication services, TV Licence and council tax
7. Payment in the event of default - for late payment of rent £25.00
8. Replacement of lost key/security device, as per the tenancy agreement £50 inc vat Conditions apply:

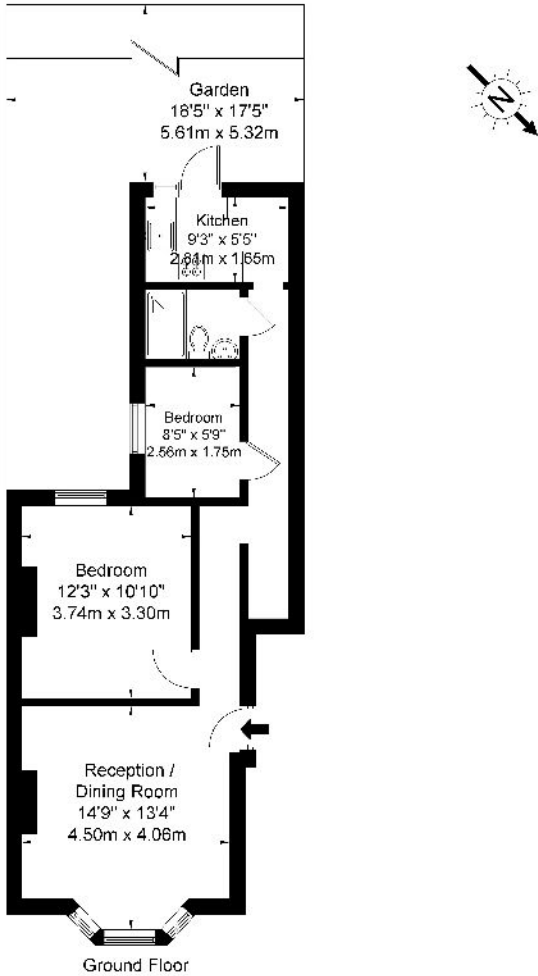
POINTS OF INTEREST

- TWO BEDROOMS
- WEST FACING REAR GARDEN
- GROUND FLOOR
- TREE LINED ROAD
- GOOD CONDITION
- CLOSE TO AMENITIES



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Approx Gross Internal Area = 51.9 sq m / 558 sq ft



Ref

Copyright **BLEU PLAN**

The Floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced it must not be relied on. If there is any aspect of particular importance, you should carry out, or commission your own inspection of the property.
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